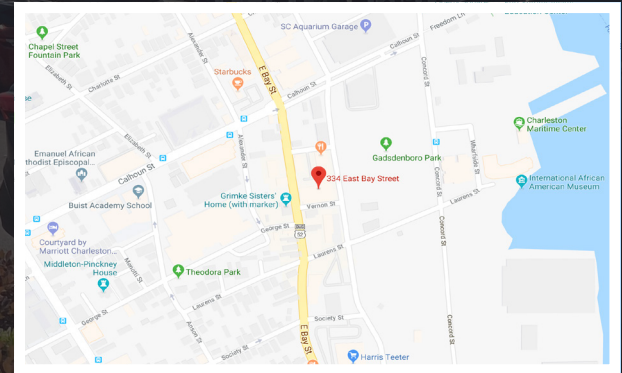
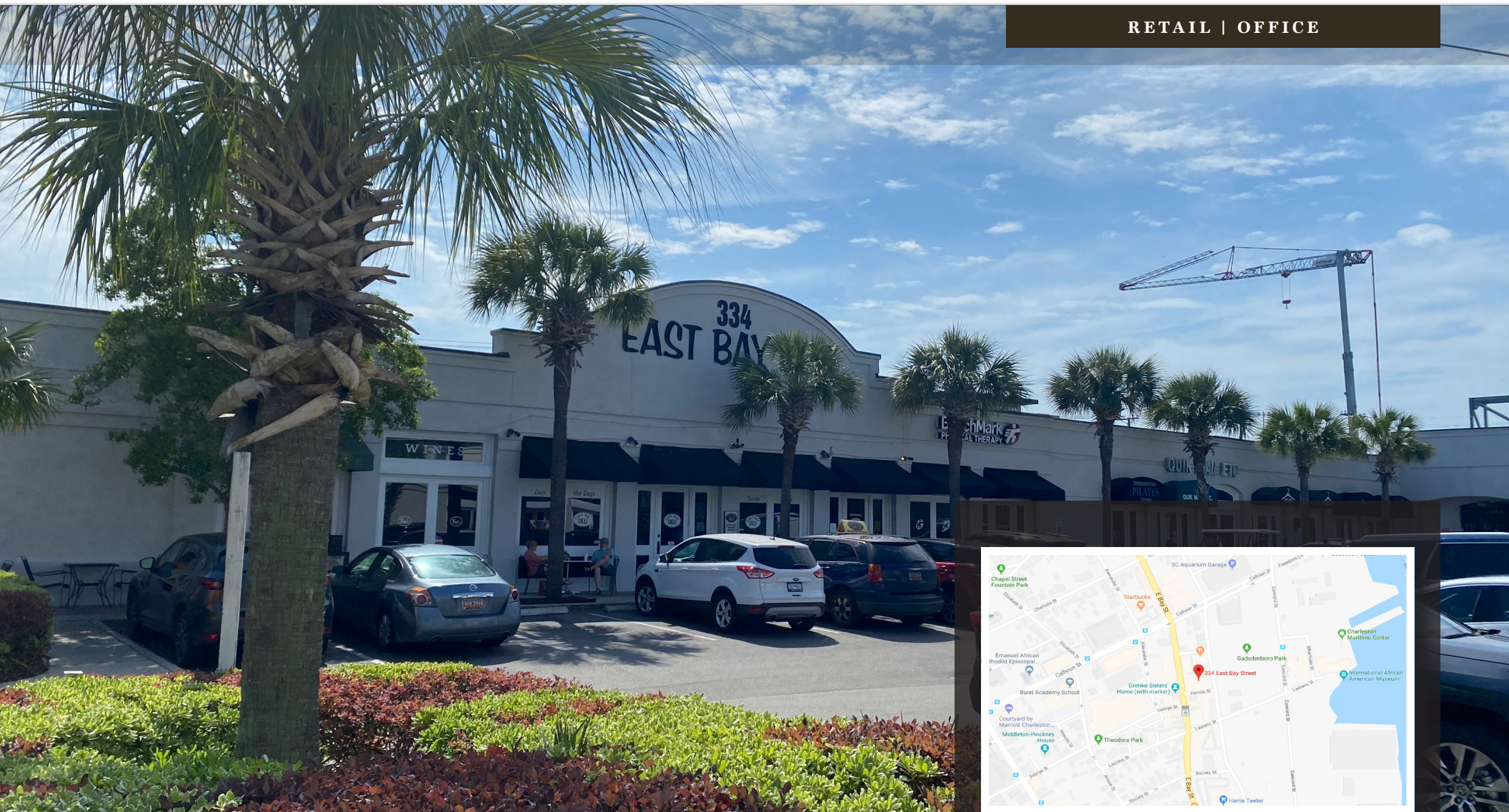


AVAILABLE - FOR LEASE

ANSONBOROUGH SQUARE

334 E BAY STREET CHARLESTON, SC 29401

RETAIL | OFFICE



Co-tenants



LOCATION

OFFERED BY



(843) 856-4600
www.belklucy.com

Trey Lucy
trey.lucy@belklucy.com
(843) 606-5455 — direct office
(843) 566-2867 — mobile

AND

Morrow Boggs
morrow.boggs@belklucy.com
(843) 606-5640 — direct office
(843) 998-5234 — mobile

PROPERTY INFORMATION

PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the exclusive listing for Ansonborough Square. Ideally positioned on well traveled East Bay Street in the heart of downtown Charleston, this center offers excellent visibility and signage. Ample parking is available, a rarity for the peninsula. Co-tenants include East Bay Deli, Ted's Butcherblock, Quik Mail, Sohn & McClure Jewelers, International Pilates, Native Salon, Shiki Japanese Restaurant, Benchmark Physical Therapy, Spectrum Paint and Pence's Liquor & Wine.

AREA DESCRIPTION

Located in close proximity to the Cooper River on the lower peninsula, the prestigious Ansonborough area is one of Charleston's most desirable neighborhoods. Situated in close proximity to bustling lower King Street, Market Street, and the Aquarium, this area receives year-round patronage from tourists, students, and residents.



TERMS AND CONDITIONS

Suite C	± 2,000 sf	\$30.00/sf NNN
Suite N	± 1,600 sf	\$36.00/sf NNN
CAM, taxes, and ins. (est.)		\$9.15/sf

DEMOGRAPHICS (3-MILE)

Daytime Population	153,334
Households	23,044
Avg. HH Income	\$140,944

OFFERED BY



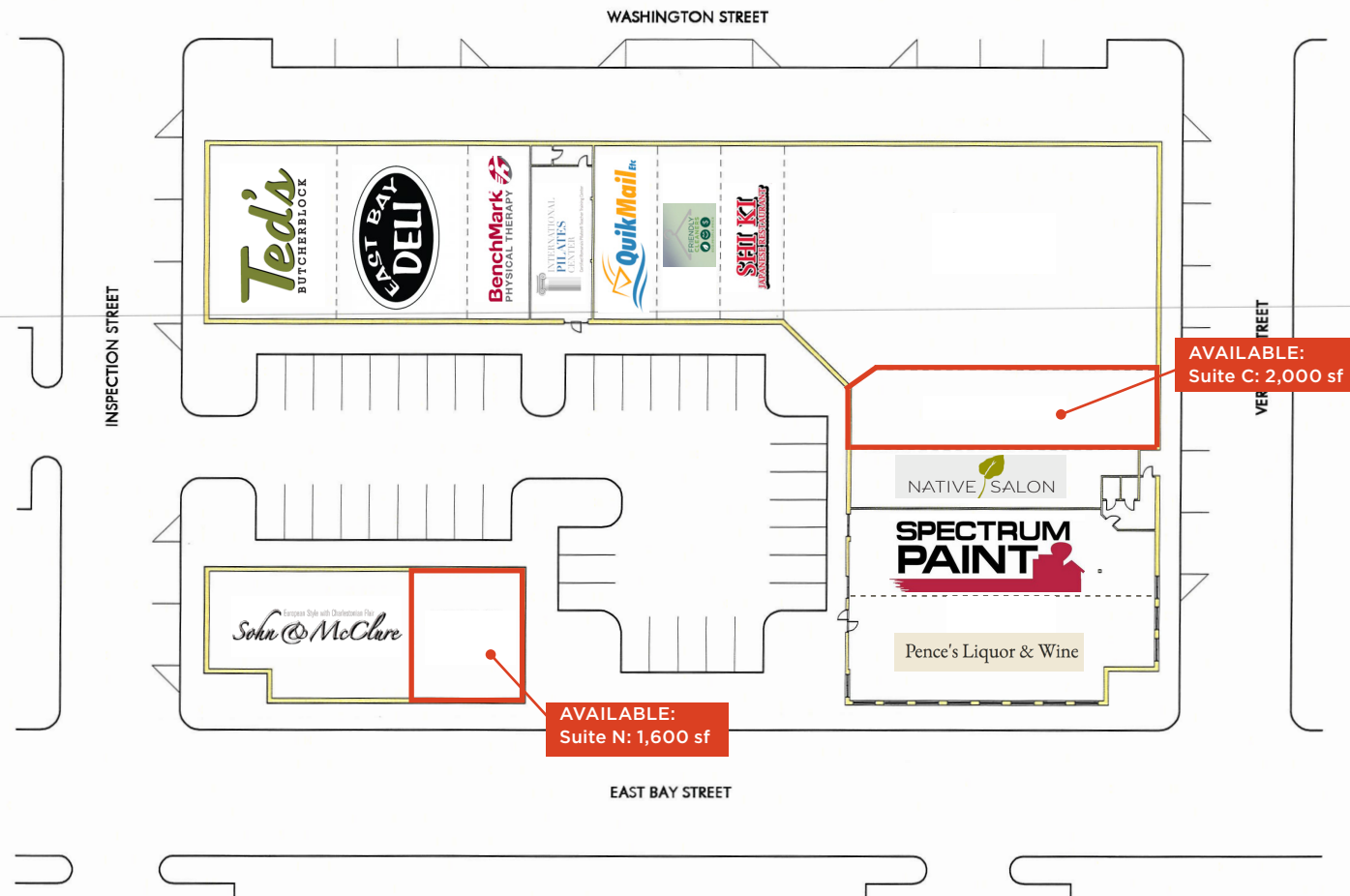
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SITE PLAN



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